

PROPERTY LOCATION

No	Alt No	Direction/Street/City
32		CARL RD, ARLINGTON

OWNERSHIP

Owner 1:	CHERNOBAYEV MAXIM E		
Owner 2:	DUBYAGA MARIA I		
Owner 3:			
Street 1:	32 CARL RD		
Street 2:			
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	Own Occ: Y
Postal:	02474	Type:	

PREVIOUS OWNER

Owner 1:	TRAN NANCY H -		
Owner 2:	MAGUIRE CASEY A -		
Street 1:	32 CARL RD		
Twn/City:	ARLINGTON		
St/Prov:	MA	Cntry	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains .138 Sq. Ft. of land mainly classified as One Family with a Cape Building built about 1900, having primarily Vinyl Exterior and 1600 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

[illegible]

Total AC/HA:	0.13774	Total SF/SM:	6000	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	420,000	Spl Credit	Total:	420,000
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Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

1 of 1
CARD

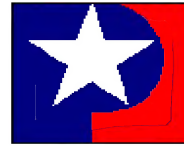
Residential

ARLINGTON

APPRaised:
USE VALUE:
ASSESSed:

Total Card /
690,000 /
690,000 /
690,000 /

Parcel
690,000
690,000
690,000



Patriot
Properties Inc.

USER DEFINED

Prior Id # 1:	73538
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	6000.000	267,300	2,700	420,000	690,000
Total Card	0.138	267,300	2,700	420,000	690,000
Total Parcel	0.138	267,300	2,700	420,000	690,000
Source: Market Adj Cost	Total Value per SQ unit /Card:			431.25	/Parcel: 431.2

PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	267,300	2700	6,000.	420,000	690,000		Year end	12/23/2021
2021	101	FV	258,200	2700	6,000.	420,000	680,900		Year End Roll	12/10/2020
2020	101	FV	258,300	2700	6,000.	420,000	681,000	681,000	Year End Roll	12/18/2019
2019	101	FV	209,600	2700	6,000.	426,000	638,300	638,300	Year End Roll	1/3/2019
2018	101	FV	209,600	2700	6,000.	318,000	530,300	530,300	Year End Roll	12/20/2017
2017	101	FV	209,600	2700	6,000.	288,000	500,300	500,300	Year End Roll	1/3/2017
2016	101	FV	209,600	2700	6,000.	276,000	488,300	488,300	Year End	1/4/2016
2015	101	FV	196,500	2700	6,000.	234,000	433,200	433,200	Year End Roll	12/11/2014

SALES INFORMATION

[illegible]

BUILDING PERMITS

[illegible]

ACTIVITY INFORMATION

Date	Result	By	Name
4/22/2020	SQ Returned	JO	Jenny O
4/17/2020	SQ Mailed	MM	Mary M
8/24/2018	MEAS&NOTICE	BS	Barbara S
2/18/2000	Mailer Sent		
2/16/2000	Measured	263	PATRIOT
5/1/1990		PM	Peter M

Sign: _____

VERIFICATION OF VISIT NOT DATA __/__/__

Sign:

VERIFICATION OF VISIT NOT DATA

